

THE MINUTES OF A SPECIAL MEETING  
OF THE COMMISSIONERS OF  
THE HOUSING AUTHORITY OF THE  
CITY OF NEWPORT, RHODE ISLAND  
HELD ON THE ELEVENTH DAY OF JULY 2012

The Commissioners of the Housing Authority of the City of Newport, Rhode Island met in special session at the Administration Office, 120B Hillside Ave., Newport, Rhode Island on July 11, 2012.

PRESENT:	Chair	Frank Landry
	Vice Chair	Frank Coleman
	Commissioner	Cheryl Abney
	"	Frank McCauley
	"	Charles Laranjo
	"	Amanda Frye Leinhos

ALSO PRESENT:	Attorney	Joseph J. Nicholson, Jr.
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ABSENT:	None
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The NOTICE OF SPECIAL MEETING with the CERTIFICATE AS TO SERVICE OF NOTICE OF SPECIAL MEETING, attached hereto, was read and ordered spread upon the Minutes of this Special Meeting and filed for the record.

NOTICE OF SPECIAL MEETING

To:	Frank Landry	Frank McCauley
	Frank Coleman	Charles Laranjo
	Cheryl Abney	Amanda Frye Leinhos

You are hereby notified that the Commissioners of the Housing Authority of the City of Newport, Rhode Island are scheduled to meet in special session on **Wednesday, July 11, 2012** at **9:00 a.m.** at the Administration Office, 120B Hillside Ave. Newport, Rhode Island for the following purpose:

- 1) Approval to proceed with the Energy Performance Contract
  - Honeywell Representatives in attendance: Cheryl McIntosh & Laura Wharton
  - Enlightened Energy – Consultants: Michael Hall & David Anderson

The meeting began with Honeywell representatives discussing the results of their Investment Grade Audit (IGA) and energy conservation measures. The discussion was followed by a review and discussion of the Energy Performance Contracting (EPC) project pricing and scope. The size of the project was estimated to be \$3.6m with savings realized in each AMP.

The Director indicated the possible assignment or other remedies should the Authority realize any redevelopment and ownership changes in the future. The Authority is hoping that portions of Park Holm would be re-developed in the next few years which segments of the EPC would be transferred or other remedies necessary. Honeywell acknowledged they were aware of potential changes and agreed to have appropriate language in the contract. The consultants agreed with the scope and were not opposed to seeking financing proposals.

A motion was made by Vice Chairman Coleman, seconded by Commissioner McCauley, and unanimously carried to accept the scope of the work and authorize Honeywell to issue the solicitation for Energy Performance Financing. The Chairman stated the Board would hire Honeywell to seek financing from local banks in addition to national lenders that express interest in this type of HUD approved financing. All members of the Board concurred.

Further agreed, Honeywell will submit their final Energy Service Agreement (ESA) and costs associated for Board approval at the Authority's regularly scheduled meeting on August 14, 2012.

Upon a motion by Commissioner Coleman, seconded by Commissioner McCauley, and unanimously carried the meeting adjourned at 10:30 a.m.